



1231 1 Street Salmon Arm British Columbia

\$669,000

One of the best values on the market, this extensively renovated property offers exceptional flexibility and income potential with a separate 2-bedroom suite to help offset your mortgage from day one. The main home features 3 bedrooms, while both living spaces have been thoughtfully updated throughout. Major improvements completed in 2023 include new vinyl flooring, renovated kitchens and bathrooms, new appliances, washer and dryer sets for both units, hot water tanks, exterior doors, window coverings, and upgraded 200-amp electrical service with separate panels. Additional updates include a high-efficiency furnace in 2022, central A/C for the upper level in 2023, and updated vinyl sliding doors and windows. Conveniently located close to downtown, parks, and amenities, this is an excellent opportunity for investors, first-time buyers, or anyone looking for a quality home with a mortgage helper. (id:6769)

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|---------------------------------|------------------------------|
| Full bathroom 10'3" x 6'6" | Other 14' x 12' |
| Bedroom 9'4" x 10'0" | Full bathroom 4'6" x 6'4" |
| Primary Bedroom 12'10" x 12'10" | Bedroom 8'8" x 9'3" |
| Bedroom 12'2" x 15'6" | Primary Bedroom 12' x 11'11" |
| Kitchen 10'0" x 18'8" | Kitchen 19' x 5'9" |
| Living room 30'0" x 13'0" | Living room 22'5" x 11'9" |

Listing Presented By:



Originally Listed by:

Homelife Salmon Arm Realty.Com

<http://jgrieverealestate.com/>



Royal

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